

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 3

Property ID: R41793

55/56

Property Information

property address: 1214 S COLLEGE AVE

legal description: SMYTHE #1, BLOCK G, LOT 7

owner name/address: H & M WHOLESALE INC.
4150 SH 6 S
COLLEGE STATION, TX 77845-8964

full business name: H. SAME

land use category: Industrial

type of business: Freight gas station

current zoning: SC-B

occupancy status: occup.

lot area (square feet): 16989

frontage along Texas Avenue (feet): NA

lot depth (feet): 155

sq. footage of building: 7

property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☒ min. lot width standards
NO NO 125

Improvements

of buildings: 1 building height (feet): 10 # of stories: 1

type of buildings (specify): metal frame

building/site condition: 3

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)

approximate construction date: accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no N/A

other improvements: ☒ yes ☐ no (specify) gas pumps, fencing, loading dock?
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no

☐ dilapidated ☐ abandoned ☐ in-use

of signs: type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☐ no # of available off-street spaces:

lot type: ☐ asphalt ☐ concrete ☐ other

space sizes: sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition:

end islands or bay dividers: ☐ yes ☐ no landscaped islands: ☐ yes ☐ no

Curb Cuts on Texas Avenue

how many: 0 curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☒ yes ☐ no
comments: Industrial - UDSCP may not be appropriate

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☒ yes ☐ no N/G

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?
☐ yes ☒ no (circle one) residential use residential zoning district
is the property developable when required buffers are observed? ☒ yes ☐ no
if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

Unknown if lot is operational or closed.